

These Minutes are in DRAFT form and have not yet been presented to the the Board of Directors of the Rhode Island Industrial-Recreational Building Authority for acceptance.

MINUTES OF

**THE RHODE ISLAND INDUSTRIAL-RECREATIONAL BUILDING
AUTHORITY**

Meeting #434 – December 8, 2006

PRESENT: Frank R. Benell -- Chairperson

Frances H. Gammell-Roach -- Vice Chairperson

Michael S. Imbruglia -- Member

William B. Sweeney -- Member

ABSENT: None

ALSO PRESENT: Earl F. Queenan, Jr. -- Manager

Alicia A. Pomfret -- Assistant Manager

Anthony J. Scolavino -- Sr. Financial Program Administrator

Claudine Tikoian -- Financial Program Manager

Thomas V. Moses, Esquire -- Legal Counsel

Natalie Jackvony, Esquire -- Legal Counsel

Robert C. Bromley -- Senate Fiscal Office

The meeting was held at One West Exchange Street, Providence, and was called to order by Chairman Benell at 8:41 a.m.

Mr. Benell presented the Minutes of the Meeting held on September 8, 2006. Following review and discussion, a motion to approve the Public Session Minutes as submitted was made by Mr. Imbruglia, was seconded by Mrs. Frances H. Gammell-Roach, and was adopted unanimously. A vote by roll call was then held:

Mrs. Frances H. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

Mr. Benell presented the Watch List as of November 30, 2006. Mr. Scolavino discussed the status on the guarantors of AKL FLEXO TECH-USA, LP. Staff agreed verbally to allow the Authority to take a lien position on Mr. Frater's personal residence and at the time of the sale of his house take \$200,000. Mr. Queenan noted that CHESTNUT HILL AVIATION has been added to the Watch List. He discussed the status of the insured loan and the Authority's collateral position. Mr. Queenan then briefly discussed RHODY TRANSPORTATION, STEMCELLS and ULTRA FINE POWDER TECHNOLOGY. A motion

was made to accept the report as presented by Mr. Imbruglia, was seconded by Dr. Sweeney, and was unanimously approved. A roll call vote was taken:

Mrs. Frances H. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

Mr. Benell presented the Portfolio Report as of November 30, 2006.

Mr. Queenan performed a review of the report. He made note that there are not any applications pending at this time. Following this, a motion was made by Mr. Imbruglia, was seconded by Mrs. Gammell-Roach, and was unanimously approved to accept the report as submitted. A vote was then taken by roll call:

Mrs. Frances H. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

Mr. Benell presented the Authority's Internally Prepared Financial Statements for the

5 months ended November 30, 2006. Mr. Queenan performed a review of the report. A motion was then made by Mrs. Gammell-Roach, was seconded by Mr. Imbruglia, and was

unanimously adopted to accept this report as submitted. A vote by roll call was taken:

Mrs. Frances H. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

Mr. Benell presented the Proposed Meeting Schedule for the Calendar Year 2007.

Mr. Queenan discussed the Rhode Island Economic Development Corporation's move to 315 Iron Horse Way, Providence. He added that he may be cancelling the January scheduled meeting in light of the move. Mrs. Gammell-Roach made a motion to accept the 2007 Meeting Schedule as presented, Mr. Imbruglia seconded, and the motion was unanimously approved. A roll call vote was taken:

Mrs. Frances H. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

At 8:58 a.m., Mr. Benell declared that he would entertain a motion to adjourn to Executive Session and that an affirmative vote of a majority of the members is required. In accordance with §42-46-4 of the Rhode Island General Laws, a portion of the meeting will be held

in Executive Session to consider and take appropriate action on such matters as permitted by subsection (5) (acquisition or lease of real property for public purposes or disposition of publicly held property), subsection (6) (location of prospective businesses in Rhode Island), or subsection (7) (investment of public funds) of Rhode Island General Laws, Section 42-46-5(a), the Open Meetings Law. Mr. Imbruglia motioned to enter into Executive Session, Dr. Sweeney seconded, and a vote was taken.

Mrs. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

At 9:11 a.m. Mr. Benell requested a motion to return to Open Session, and noted that an affirmative vote of a majority of the members is required in accordance with §42-46-4 of the Rhode Island General Laws. Mrs. Gammell-Roach motioned to return to Public Session, Mr. Imbruglia seconded, and a vote was taken.

Mrs. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

In accordance with §42-46-4 of the Open Meetings Law of the General

Laws of the State of Rhode Island, the Board revisited the votes taken during Executive Session. A motion was made by Mr. Imbruglia, was seconded by Mrs. Gammell-Roach, and was unanimously adopted to ratify the following votes made during the Executive Session. A roll call vote was held:

Mrs. Frances H. Gammell-Roach – aye

Mr. Imbruglia – aye

Dr. Sweeney – aye

Mr. Benell – aye

On behalf of KEY PARKINSON REALTY GROUP, LLC, to waive the Current Ratio requirement as well as the “ninety-day” submission requirement for the fiscal year ending July 31, 2006.

On behalf of GLOBAL IMAGING HOLDINGS REALTY LLC to ratify the Sovereign Bank Line of Credit and to ratify that the Authority’s Line of Credit Condition in connection with the collateral release of Lot #1 of the Slatersville Corporate Center was met.

There being no other business to discuss, Mr. Benell requested a motion to adjourn.

Mr. Imbruglia motioned, Mrs. Gammell-Roach seconded, and it was unanimously approved to end the meeting.

The meeting adjourned at 9:24 a.m.

Respectfully submitted,

Alicia A. Pomfret

Assistant Manager